

Hopkins Building  
SM-700  
22313 and 23305 Three Notch Road (MD 235)  
Lexington Park vicinity  
Circa 1948  
Private

The various structures that comprise the Hopkins Building were most likely built during the second half of the 1940s. According to local residents, the Quonset hut provided storage for supplies that arrived via train during the middle of the century and over the past forty-five years the frame portion of the building included apartments and later a store.

Prior to the formation of the Patuxent Naval Air Station (NAS), the county's economy was primarily based upon agriculture (tobacco) and fishing, and very little modern development was evident in this portion of the state. In 1940, the population of the Bay district was 1,287; by 1950 it had increased nearly five-fold to 10,575. With this tremendous influx of workers in so short a period, residential and commercial buildings were constructed near the base, and later spread to outlying areas along Three Notch Road (MD 235). A freight railroad was operated by the Public Works Department of the NAS beginning in 1943.

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

Inventory No.SM-700

### 1. Name of Property (indicate preferred name)

historic

other **Hopkins Building**

### 2. Location

street & number **22313 and 22305 Three Notch Road (MD 235)**      not for publication

city, town **Lexington Park**   X   vicinity

county **St. Mary's**

### 3. Owner of Property (give names and mailing addresses of all owners)

name **Eva Hopkins**

street & number **Route 4 Box 30** telephone

city, town **Lexington Park** state and zip code **MD 20653**

### 4. Location of Legal Description

courthouse, registry of deeds, etc. **St. Mary's County Courthouse** tax map and parcel **43/43**

city, town **Leonardtown** liber and folio **CBG028/492**

### 5. Primary Location of Additional Data

- Contributing Resource in National Register District  
     Contributing Resource in Local Historic District  
     Determined Eligible for the National Register/Maryland Register  
     Determined Ineligible for the National Register/Maryland Register  
     Recorded by HABS/HAER  
     Historic Structure Report or Research report at MHT  
     Other:

### 6. Classification

Category	Ownership	Current Function		Resource Count		
<u>    </u> district	<u>  X  </u> public	<u>    </u> agriculture	<u>    </u> landscape	Contributing	Noncontributing	
<u>  X  </u> building(s)	<u>    </u> private	<u>  X  </u> commerce/trade	<u>    </u> recreation/ culture	<u>  1  </u>	<u>  0  </u>	buildings
<u>    </u> structure	<u>    </u> both	<u>    </u> defense	<u>    </u> religion	<u>  0  </u>	<u>  0  </u>	sites
<u>    </u> site		<u>    </u> domestic	<u>    </u> social	<u>  0  </u>	<u>  0  </u>	structures
<u>    </u> object		<u>    </u> education	<u>    </u> transportation	<u>  0  </u>	<u>  0  </u>	objects
		<u>    </u> funerary	<u>    </u> work in progress	<u>  1  </u>	<u>  0  </u>	Total
		<u>    </u> government	<u>    </u> unknown			
		<u>    </u> health care	<u>    </u> vacant/not in use			
		<u>    </u> industry	<u>    </u> other:			

**Number of Contributing Resources  
previously listed in the Inventory**

  0

## 7. Description

Inventory No. SM-700

### Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input checked="" type="checkbox"/> altered

Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The building at 22313 and 23305 Three Notch Road (MD 235) is located directly adjacent to the west side of the road in an area characterized primarily by commercial use. Mature trees and shrubs surround the building and a vacant one-story cinder block structure with a flat roof is situated north of the main building. A paved driveway is located between the building and MD 235, and parking lots are situated at the north and south ends of the property.

The 1-story frame and concrete block structure encompasses several different buildings that have been joined by various additions. The southern portion is a U-shaped frame building with an asphalt shingle gable roof. A wooden parapet sign is attached to the east end of the frame building and smaller signs are attached at the center and south ends of the gable roof. A concrete block addition with a flat roof is appended to the west end of the north wing of the frame building. A shallow gable-roof entry porch is appended to the east end of the northern end of the frame building. The northern section of the building is a Quonset hut with a rounded corrugated tin roof that extends nearly to the ground and is supported by a concrete block foundation. The east elevation of the Quonset hut includes a full-width shed-roof porch and a stepped parapet built with concrete block.

The east, or main, elevation of the frame portion of the building contains eleven bays (south to north): the southern three bays include a twelve-light door flanked on either side by a two-over-two double-hung sash window; a pair of two-over-two windows; a twelve-light door flanked on either side by a large fixed sash picture window with decorative shutters; a twelve-light door flanked on either side by a set of paired two-over-two double-hung sash windows; and the entry porch which includes a band of windows and a door at the north end. The east elevation of the Quonset hut has a set of modern glass doors flanked on either side by a large fixed sash picture window. The south elevation of the frame building consists of a two-over-two window in the east end; a door flanked on either side by a band of three large six-over-six windows on the east and a large 24-light fixed sash window; the western end includes a set of paired six-over-six windows. The west elevation of the southern wing includes two six-over-six windows. The west elevation of the concrete block addition consists of two single one-over-one windows in the north end, a set of double doors in the center bays, and a door and one-over-one window in the south end.

The cinder block building situated north of the main building is currently covered with ivy and only portions of the building and its elements are visible. The east elevation includes an entry porch and large wood frame storefront window. The north elevation includes a large nine-light fixed sash window in the east end and a one-over-one window in the west end. The west elevation includes a set of large sliding wooden doors at the ground level (the building is banked into the hill which rises eastward) and a window partly obscured by ivy.

## 8. Significance

Inventory No. SM-700

Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1800-1699	<input type="checkbox"/> agriculture	<input checked="" type="checkbox"/> economics	<input type="checkbox"/> health/	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> medicine	<input type="checkbox"/> philosophy
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/	<input type="checkbox"/> invention	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> recreation	<input type="checkbox"/> landscape	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> architecture	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning	<input type="checkbox"/> exploration/	<input type="checkbox"/> law	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation	<input type="checkbox"/> settlement	<input type="checkbox"/> literature	<input type="checkbox"/> other:
			<input type="checkbox"/> maritime	
			<input type="checkbox"/> history	
			<input type="checkbox"/> military	

**Specific dates** Circa 1948 **Builder/Architect** Unknown

Evaluation for:

☒ National Register ☐ Maryland Register ☐ not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual).

The various structures that comprise the Hopkins Building were most likely built during the second half of the 1940s. According to Mr. Fernandes, the manager of a moving and storage business located in a similar building south of this resource, the Quonset hut provided storage for supplies that arrived via train during the middle of the century. The manager of the store which is currently housed in the frame building stated that the current owner purchased the building in 1953 and over the past forty-five years the building included apartments and later a store.

Prior to the formation of the Patuxent Naval Air Station (NAS), the county's economy was primarily based upon agriculture (tobacco) and fishing, and very little modern development was evident in this portion of the state. In 1940, the population of the Bay district was 1,287; by 1950 it had increased nearly five-fold to 10,575 (Hammett 1991:491). With this tremendous influx of workers in so short a period, residential and commercial buildings were constructed near the base, and later spread to outlying areas along Three Notch Road (MD 235). A freight railroad was operated by the Public Works Department of the NAS beginning in 1943. Although the roadbed had been laid to Point Lookout, it was never completed and rail traffic had only extended as far south as Mechanicsville (Hammett 1991:485).

It is unlikely that historic or prehistoric archeological resources are preserved on this property. The extensive disturbance typically associated with construction during the last 50 years is likely to have displaced any archeological resources that may have been on this property. Similarly, commercial and residential development in the vicinity make the survival of archeological resources on adjacent properties unlikely.

Historical documentation does not indicate that this resource is associated with Criterion A, broad patterns of history or a significant event or Criterion B, an important person who contributed to local or state history. The property does not embody distinctive characteristics of a type, period, or method of construction nor does it represent the work of a master or possess high artistic value; therefore, Criterion C, architecture, does not apply. Lastly, the property is unlikely to yield information which contributes to our understanding of human history. As a result of recent modern development in the immediate area, the property lacks integrity of association, feeling and setting. Additions and alterations to the interior of the building have somewhat compromised its integrity of design, materials, workmanship and location.

MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended	Eligibility not recommended <input checked="" type="checkbox"/>
Criteria: <input type="checkbox"/> A <input type="checkbox"/> B <input checked="" type="checkbox"/> C <input type="checkbox"/> D	Considerations: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D <input type="checkbox"/> E <input type="checkbox"/> F <input type="checkbox"/> G <input type="checkbox"/> None
Comments:	
Reviewer, Office of Preservation Services	Date 9/20/98
Reviewer, NR program	Date 11/6/98

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

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Name

Continuation Sheet

Number 8 Page 1

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### HISTORIC CONTEXT:

#### MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA

Geographic Organization:	Southern Maryland
Chronological/Developmental Period(s):	Modern Period A.D. 1930 - Present
Historic Period Theme(s):	Economic
Resource Type:	
Category:	Building
Historic Environment:	Suburban
Historic Function(s) and Use(s):	Warehouse/Storage
Known Design Source:	None

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## 9. Major Bibliographical References

Inventory No. SM-700

Hammett, Regina Combs. History of St. Mary's County, Maryland, 1634-1990. Ridge, MD (privately published), 1991.  
Hughes, Elizabeth. Final Report - St. Mary's County Historic Sites Survey. Valley Lee, St. George Island, Bay and Patuxent Districts. St. Mary's County Department of Planning and Zoning, 1995.  
Personal Communication with Mr. Fernandes, 7-28-98.

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## 10. Geographical Data

Acreage of property 0.31 acres  
Acreage surveyed 0.31 acres  
Quadrangle name Solomon's Island, MD

Quadrangle scale 1:24,000

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### Verbal boundary description and justification

Parcel 43, Map 43, Grid 10, 16

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## 11. Form Prepared By

name/title	Margaret B. Parker		
organization	KCI Technologies, Inc.	date	7-21-98
street & number	10 North Park Drive	telephone	410-316-7857
city or town	Hunt Valley	state and zip code	MD 21030-1888

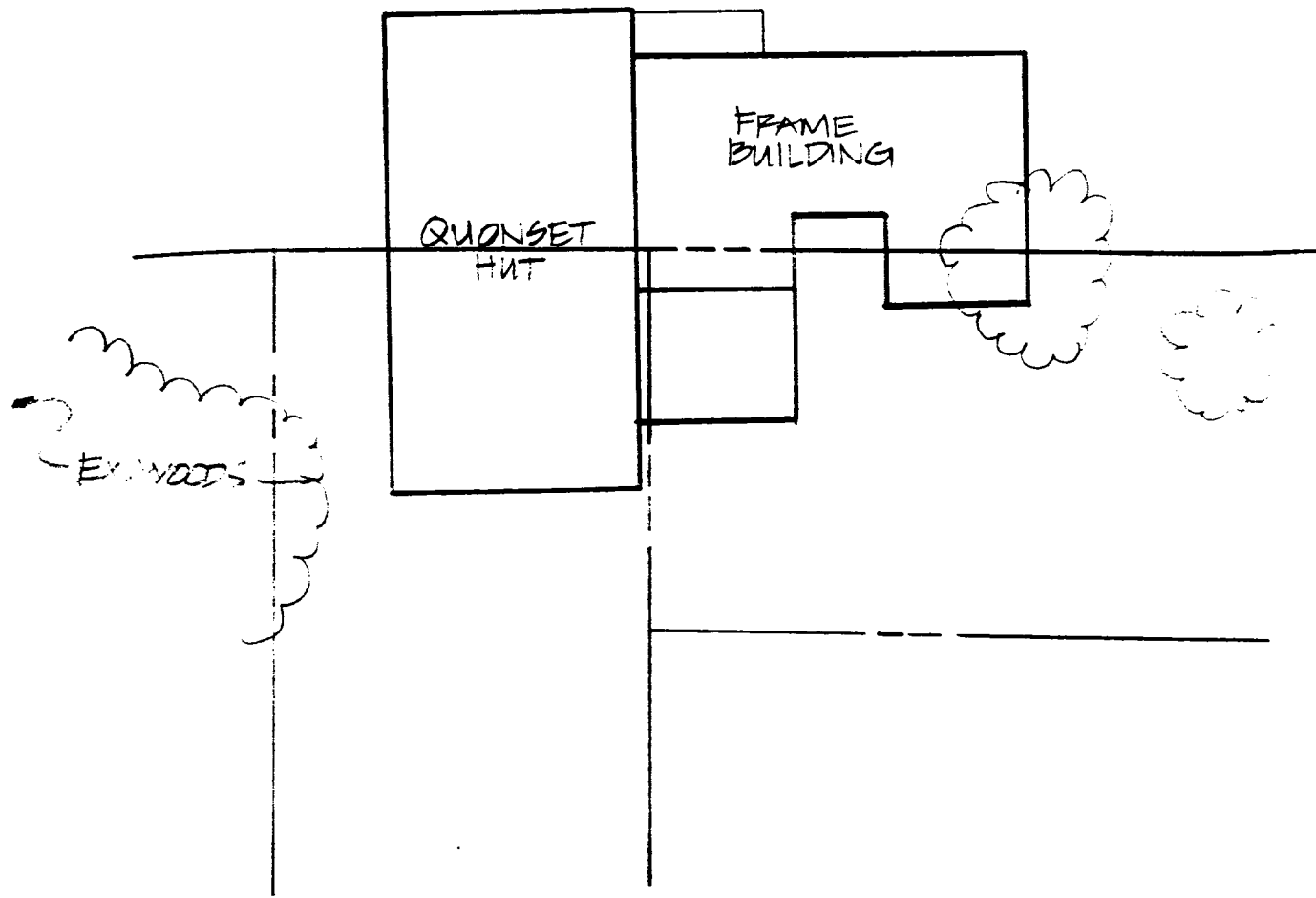
The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust  
DHCD/DHCP  
100 Community Place  
Crownsville, MD 21032  
410-514-7646

NORTH

# MARYLAND ROUTE 235



SCALE: 1"=30'

**SM-700**  
Hopkins Building,  
22313 and 22305 Three Notch Road  
Lexington Park, St. Mary's Co.  
Resource Sketch Map

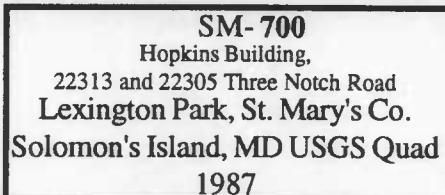


MARYLAND STATE HIGHWAY  
ADMINISTRATION

10 NORTH PARK DRIVE  
HUNT VALLEY, MD 21030  
410-316-7800

**MD 235: MD 4 to MD 246**  
St. Mary's County, MD

**BCS 95-17A**



**MARYLAND STATE HIGHWAY  
ADMINISTRATION**

10 NORTH PARK DRIVE  
HUNT VALLEY, MD 21030  
410-316-7800

**MD 235: MD 4 to MD 246**  
**St. Mary's County, MD**

BCS 95-17A

Scale: 1"=2,000'





SM-100

Sd. Mays Co.

Margaret Parker

7/29/99

MD SHPO

E + S crew

1 of 4



SM-100

St Marys Co.

Margaret Parker

7/29/90

MD SHPO

S elev. looking NE

2 of 4



SM = 100

St Marys Co.

Margaret Parker

7/29/98

MT. SHTO

E = N elev.

3 of 4



SM-700

St Marys Co.

Margaret Walker

7/29/98

MS SHPO

W. elev. looking NE

4 of 4